

117/8 Baudinette Street, Bruce, ACT 2617

BLACKSHAW

Sold Apartment

Tuesday, 9 April 2024

117/8 Baudinette Street, Bruce, ACT 2617

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 148 m2

Type: Apartment



Thom Eriksson-Lake
0262419444

\$560,000

*Please note this property is going to auction if not sold prior on Saturday 27 April 2024. The advertised price is a buyer's guide to help with expectations and your time. There has been pre auction interest made! First home buyers, professionals and downsizers alike are sure to be excited by this well-built and incredibly conveniently located executive apartment. Situated within the trendy Bruce Development of Verve, this two-bedroom ensuite residence built by renowned Hindmarsh Constructions is sure to impress those who seek sophisticated, low-maintenance living combined with an exciting lifestyle right at your doorstep. Striking in presentation the residence offers a cleverly designed floor plan with modern designer principles accompanied with spacious living and an oversized segregated main bedroom. An expansive sundrenched secure terrace blurs the boundaries between indoor/outdoor living. It creates the ideal platform for entertaining with loved ones before taking a quick walk to watch the local footy match at Canberra Stadium, or enjoy the many restaurants and lifestyle attractions within Belconnen. Two secure car spaces enhance this property's appeal, however, with major employment opportunities, shopping, and lifestyle activities at your doorstep, driving may become a thing of the past! Put more fun back into your weekends. Don't miss this opportunity.- 83m2 living approx.- 65m2 terrace approx.- Very well-maintained complex - Built by renowned Hindmarsh Constructions - Two secure car parks- Two secure storage lockers- Brand new carpet- Oversized bedrooms- Spacious ensuite and bathroom- PoolCost breakdown:- Administration fee \$646.80 p.q- Sinking fund \$854.70 p.q - Rental appraisal: \$570-\$590 p.w This information has been obtained from reliable sources however, we cannot guarantee its complete accuracy, so we recommend that you also conduct your own enquiries to verify the details contained herein.